



NEWSLETTER ISSUE
02.2022

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[COMPLETED PROJECT]
COTE MAISON RAMA 3



COMPLETED PROJECT

COTE MAISON RAMA 3



Location : @Rama 3 Road, Bangkok, Thailand

Owner : City Resort Living Home Co., Ltd.

Project Summary :

4-Storey Townhome with 79 units in total.
Construction area of 8-1-6.0 rai.

WAG Responsibilities:

- Construction Management

Photo credit : www.cityresortgroup.com

PROJECT INFORMATION

Elegance Reflection: exquisitely classy with a post-modern contemporary architecture indicating a luxurious elegance.

Functional Living: a perfect blend of function, convenience and privacy.

Stay Safe: Maximum security, complete with an underground cable system. Nothing to obscure the beautiful scenery.

Entirely Yours: You are not only the owner of a house but also the owner of a piece of land on the best location on Rama 3 Road.



CENTRAL VILLAGE

BANGKOK LUXURY OUTLET



[COMPLETED PROJECT]
CENTRAL VILLAGE
BANGKOK LUXURY OUTLET



COMPLETED PROJECT

CENTRAL VILLAGE BANGKOK LUXURY OUTLET



Location : Bang Phli, Samut Prakan, Thailand

Owner : Central Pattana Public Co., Ltd.

Project Summary :

Shopping Complexes comprise of Retail Spaces, Anchors, Cinemas, F&B and Etc. with Construction area est. 111,156 sq.m.

WAG Responsibilities:

- Civil and Structural Design

Architect : M.A.A.R. Co., Ltd.

Photo credit : Redland-scape Ltd.

PROJECT INFORMATION

Siam riverside living experiences in metaphorical architecture
CENTRAL VILLAGE

Central Village, Bangkok luxury outlet, is Thailand's first international outlet shopping village. Marvel at modern Thai architecture with its elegant gable roofs and intricate façade designs. Landscape concept design is inspired from traditional Siam riverside living. Chaopraya river is main river and living heart of Siam (Rattanakosin Island). Central village is dominated by zoning of village which metaphor from traditional living between palace (as Luxury court) and 4 village clusters. The Pure materials and crafting workmanship of Thai people reflects into 4 zoning, Wood zone, Mold zone, Wicker zone and metal zone. Each with their own specialization and beautiful, lush landscaping with differences shape and form to create an unforgettable shopping experience at a world-class outlet destination.





[UNDER CONSTRUCTION PROJECT]
**THE UNICORN
PHAYATHAI**



UNDER CONSTRUCTION PROJECT
THE UNICORN PHAYATHAI



Location : @PhayaThai Road, Bangkok

Owner : U City Public Co., Ltd.

Project Summary :

51-Storey mixed-use development comprises of office, retails, food hub, auditorium and Eastin Grand Phayathai Hotel for 494 rooms. Construction area of 120,400 sq.m.

WAG Responsibilities :

- Project/Construction Management.

Photo credit : W. and Associates Consultants Co., Ltd.

PROJECT INFORMATION

51-Storey mixed-use development by BTS Group. The development comprises of a five-star Eastin Grand hotel, luxury serviced apartment, grade A office and hotel related podium facility.



CHAPTER

CHAROENNAKHON-RIVERSIDE



[UNDER CONSTRUCTION PROJECT]

CHAPTER CHAROENNAKHON - RIVERSIDE



UNDER CONSTRUCTION PROJECT CHAPTER CHAROENNAKHON - RIVERSIDE



Location : @Chareunnakorn Road, Bangkok, Thailand

Owner : Pruksa Real Estate Public Co., Ltd.

Project Summary :

2 High-rise residential buildings (45 and 43 Storeys)
with 669 units in total.

Construction area of 64,341 sq.m.

WAG Responsibilities :

- Quantity Surveying Service

Architect : I'll Design Studio Co., Ltd.

Photo credit : www.facebook.com/chapterbypruksa/

PROJECT INFORMATION

The concept of "Minimal Lux" integrating the Chao Phraya River and the discerning residents is visible in every aspect. Soothing flows of the curvy waterway is reflected in the architectural design, from the façade to the residential buildings and site orientation unveiling the best river panorama.



THE ISSARA

SATHORN



[UNDER CONSTRUCTION PROJECT]

THE ISSARA SATHORN



UNDER CONSTRUCTION PROJECT THE ISSARA SATHON



Location : @Chan Road, Bangkok, Thailand

Owner : Charn Issara Development Public Co., Ltd.

Project Summary :

A 37-Storey High-rise condominium with 270 units in total.
Construction area is estimated at 21,000 sq.m.

WAG Responsibilities :

- Mechanical, Electrical and Plumbing System Design.

Architect : Architects 49 Limited.

Photo credit : www.charnissara.com/theissarasathon

PROJECT INFORMATION

This condominium project is characterized by minimalist style with simple but elegant facilities and desired modern technology such as perfect space areas for kitchen, dining, bedrooms, bathrooms, and well thought out storage area. It has also luxurious and spacious classy lobby with tall mirrors, exposure to nature from the light and green of the trees, and a touch of metallic detail.





WYNDHAM GRAND®
Residences Wongamat Pattaya



[NEW PROJECT]
**WYNDHAM GRAND RESIDENCES
WONGAMAT PATTAYA**



NEW PROJECT

WYNDHAM GRAND RESIDENCES WONGAMAT PATTAYA



Location : @Pattaya, Chonburi, Thailand

Owner : Habitat Group Co., Ltd.

Project Summary :

A 36-Storey High-rise condominium with 455 units in total with 7-Storey Carpark building. Total GFA: 39,000 sq.m.

WAG Responsibilities:

- Civil and Structural Design

Architect : ATOM Design Co., Ltd.

Photo credit : www.habitathospitality.co.th.

PROJECT INFORMATION

“ COSMOPOLITAN LIVING BY THE SEA ”

Stepping into your private sanctuary, feel the nature your organic living space and unprecedented level of luxury living rooftop facilities. Explore the panoramic view of Pattaya City. Discover yourself on the front row of amazing.





[NEW PROJECT]
THE LINE VIBE



NEW PROJECT

THE LINE VIBE



Location : @Phahonyothin Road, Bangkok, Thailand

Owner : Sansiri Public Co., Ltd.

Project Summary :

A 33-Storey High-rise condominium with 940 units in total. Construction area is estimated at 54,000 sq.m.

WAG Responsibilities :

- Mechanical, Electrical and Plumbing System Design.

Architect : B U G Studio Co., Ltd.

Photo credit : www.sansiri.com/condominium/theline-vibe/th/

PROJECT INFORMATION

"Vibe is Everything"

Inspired by Vibrancy, Water Wave, Light Spectrum Wave and Sound Wave. A dynamic design with a touch of fun. Addressing the diverse needs of the urban lifestyle, with comprehensive facilities, premium grade materials and cutting-edge technology that ensures safety and security around the clock. Enjoy the freedom of a sustainable life amidst nature in Lat Phrao.



ACTIVITIES

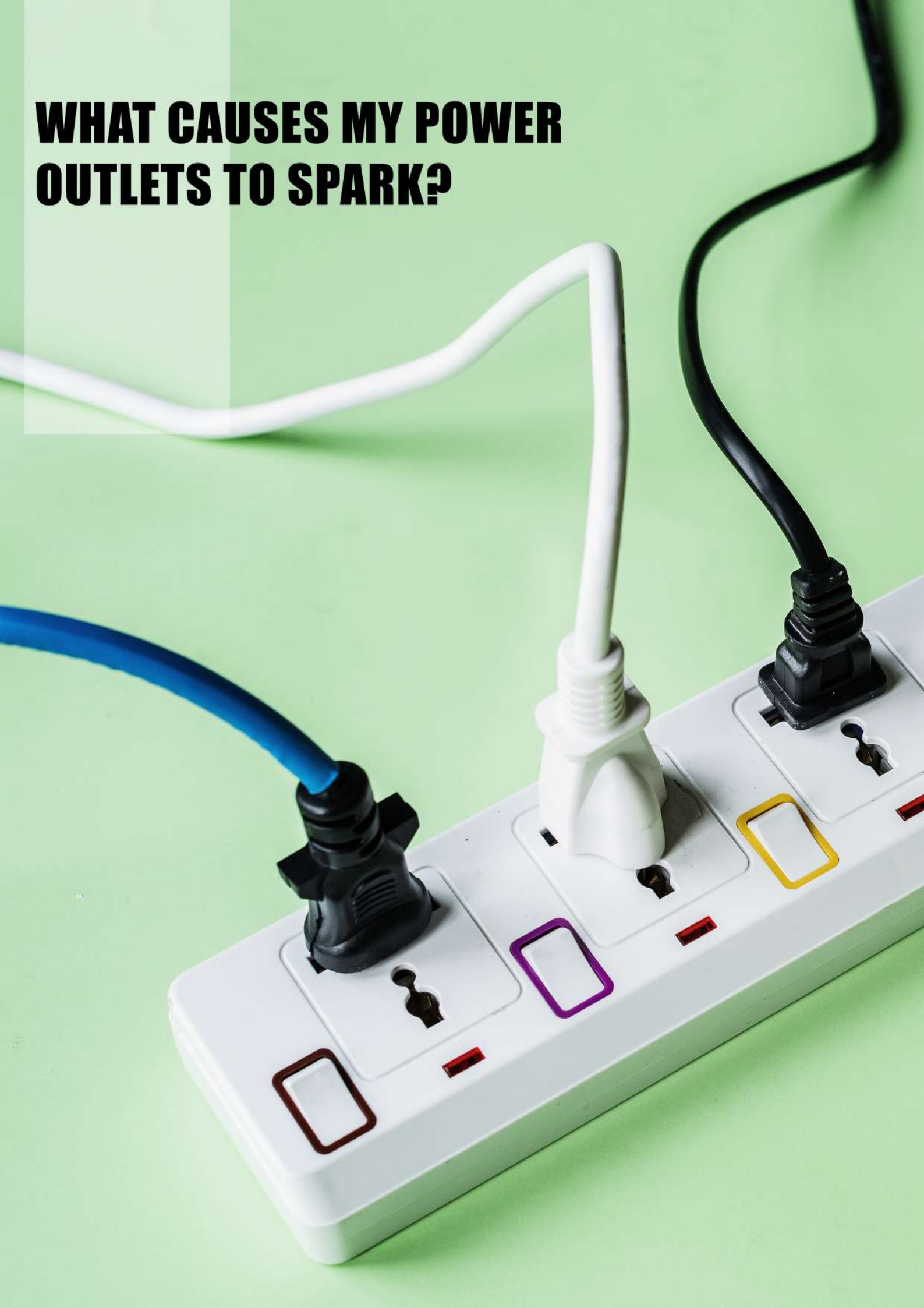
Ground-breaking ceremony celebrates the construction of MGallery Residences MontAzure, Phuket

On July 15, 2022 Mr. Chokewichit Laksanakorn WAG's Managing Director attended the Ground-breaking ceremony for the MGallery Residences MontAzure, The new luxurious and high-end residences on Phuket's Kamala Beach. MGallery Residences MontAzure is part of the MontAzure mixed-use development that covers 72 hectares of the mountain to beachfront land on the island's stunning sunset coast.

Managed by internationally renowned hospitality group Accor, the very first MGallery Residences in Thailand Scheduled to complete the foundations by December 2022 and start on the superstructure by early 2023. The project is expected to be completed by the end of 2024.



WHAT CAUSES MY POWER OUTLETS TO SPARK?





Have you ever tried to connect an appliance or electrical device and observed sparks that appear when the prongs come into contact with the outlet? Most people ignore this as normal and continue to go about their lives. If, however, you notice outlets that spark when you plug into appliances, it could be a sign that something is not right.

An outlet that is sparking isn't always the cause of anything bad happening, however, considering how risky things like electrical fires can be and are, you'd probably think you should not take the risk. There are a variety of various reasons that an outlet could spark, and it's difficult to determine the exact reason behind an outlet that is sparking.

SPARKING NORMAL

As we stated in the introduction of this article, not every spark can be a sign that something is not right in an electrical device. There's such a thing that is known as "normal sparking." Normal sparks usually occur when you disconnect an appliance. The electricity will continue to flow through appliances until the prongs of the power cord are separated from an outlet. This is why you often find appliances working even after the power cord is removed halfway from the wall.

As the electricity flows on until all prongs are removed from the outlet, it is possible to notice a spark after the final prong has been removed. This is because the electricity that is not being used needs to move somewhere and if it is unable to locate a place to go the electricity sparks. Think of it like static electricity. Static electricity is created due to friction and needs to find a place to go, which is why it ignites.

The normal sparking may be a nuisance (especially in the event that it triggers the slightest shock) but it doesn't necessarily mean that something is going on in the electrical system. However, it could be an indication that you're not using your outlets properly. Normal sparking typically occurs when a person takes a plug off at an unnatural angle. It might sound strange however it's the truth.

Plugs being pulled out at strange angles can cause damage to outlets. A damaged outlet can cause electrical fires that are dangerous. This is why you must be cautious when you pull plugs out. Always pull the plugs slowly and ensure they're straight when you take them out. Don't pull a plug out fast or at an awkward angle

THE BUILDUP OF WATER

I believe it's safe to declare that electricity and water are not compatible. However, occasionally, outlets are exposed to water. Water can cause problems with the internal components of the outlet, causing sparks to ignite when it is being used. Water may interfere with the wiring inside and if there's leftover moisture or water inside the outlet, that could interfere with how the electrical circuit operates.

However, be aware it is true that liquids like the presence of water (or any liquid, for that matter) can cause damage to outlets and cause sparks. There are three ways that liquids enter outlets. If the outlet is outside it's possible that rain has made its way into the outlet. A majority of outlets on the outside are built with covers or are placed in a place that is not prone to rain. However, rain can find an opening and leaves an unusable outlet.

Another way liquid can affect outlets is through the build-up of moisture within the walls of homes. There are many homes that include outlets in bathrooms. The problem is that water may accumulate on walls due to all the steam coming out of the shower. The build-up of water can cause problems with the outlets. This is only one example. Another instance would be leaky pipes that can cause water to be deposited behind walls, which then seeps into wiring, which results in an outlet that is damaged.

The final method by which liquid could be introduced into the outlet is if a person spills liquid in the outlet. This happens seldom and usually, you are aware when it occurs, so we won't go into the details.

AN OUTLET THAT IS WORN OUT

When you think of the things within your home that are worn down over time, you may often think about outlets. Some houses are equipped with outlets that haven't been wired in twenty or thirty years due to the fact that homeowners don't think of them as having to replace them. However, trust us when we state that electrical outlets, as well as the wiring that supports them, are prone to wear and tear.

As the parts behind the outlets wear out it is possible to notice sparks. If the wiring for the outlet gets much more worn out and the wiring gets more worn out, you'll begin to notice sparks appearing more frequently. The best solution is to rewire the outlet. It is possible to have rewiring completed for your entire house or just have it done for a specific area of wiring in your home.

Make sure you are aware that all electrical work needs to be performed by an electrical contractor who is licensed.

INCORRECT OUTLETS

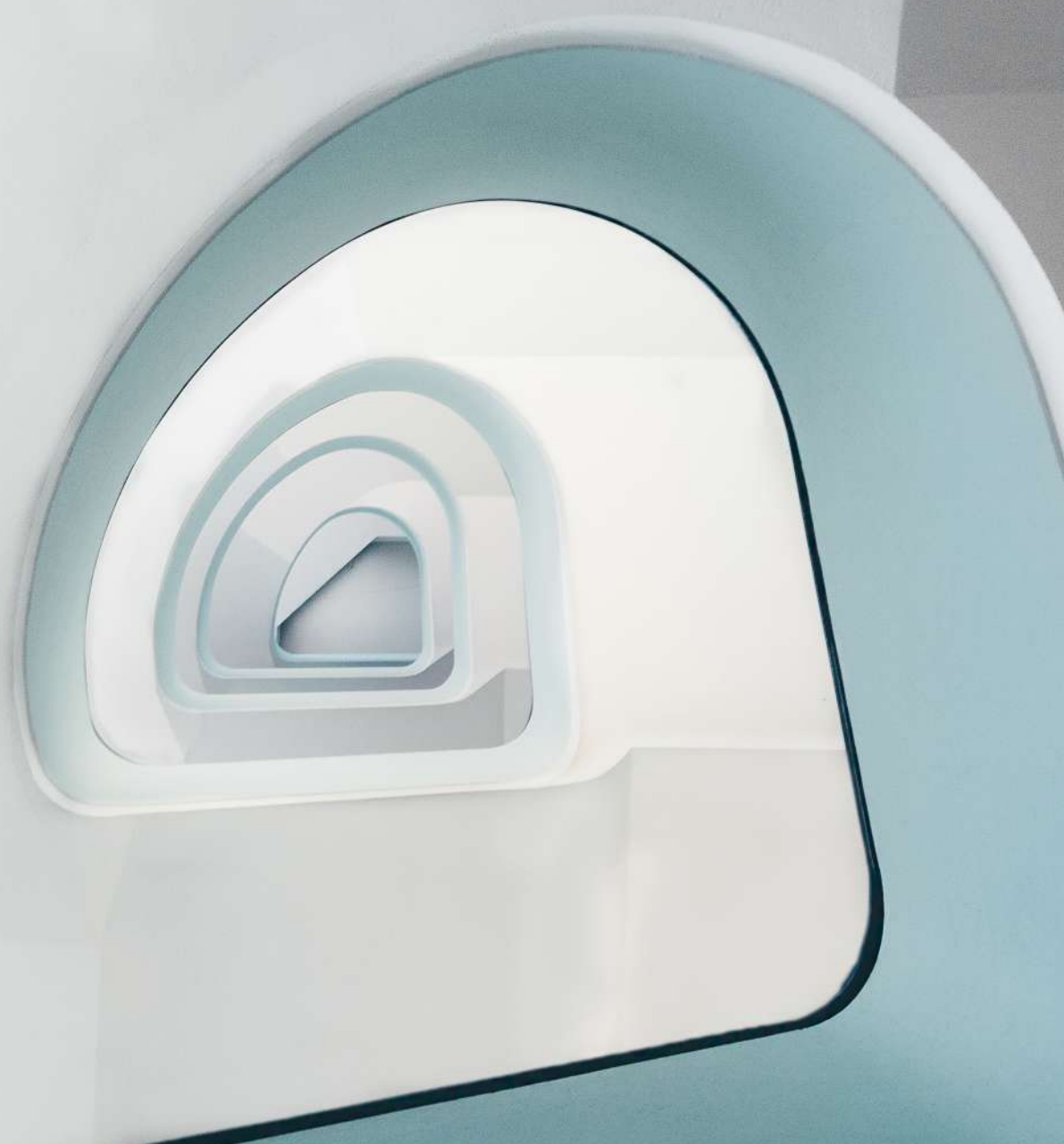
Another reason for an outlet to be generating sparks is because it wasn't installed correctly. Sometimes (although it is rare) outlets will not be installed properly. This could cause sparks in the future. The best solution that you could imagine, is to contact an electrician to have them come to your house and install the outlet correctly.

There are four primary reasons that an outlet could be generating sparks. If you notice that your outlet sparking, and you believe it might be due to one of the three causes listed above (not including normal sparking because, as we've stated, it isn't caused by any problem in the electrical system) contact the emergency electrician immediately. Make sure you shut off the outlet immediately. Make sure to not plug in the outlet until the electrician has had time to examine the outlet.

References:

Jack Cliff Electrical: <https://www.jackcliffelectrical.com.au/what-causes-my-power-outlets-to-spark/>

T H A N K Y O U



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